



<b>Primary Land Use:</b>	Vacant building and parking lot
<b>Lot size:</b>	18,000 square feet
<b>GP Land Use Designation:</b>	Transit Oriented Development (TOD)
<b>Zoning:</b>	Commercial ( <i>To be rezoned Mixed Use/TOD</i> )
<b>Primary Land Uses Allowed:</b>	Retail and residential
<b>Maximum Height:</b>	3 Stories ( <i>ongoing Transit Corridors Plan proposes increase of height to 4-5 stories</i> )
<b>Maximum Density:</b>	50 units per acre (General Plan)
<b>Special Policy Area:</b>	Transit Corridors Specific Plan ( <i>in development</i> ) ( <a href="http://www.planbruno.org">www.planbruno.org</a> )

- Located just across the street from the future Caltrain station, provides an opportunity to develop a gateway connection that ties the Station area to Downtown.
- Potential to create a larger development site with assembly of adjacent parcels.
- Prime location for a prominent building with active storefronts and uses such as outdoor dining.
- The building should include prominent and distinctive architectural elements, particularly at the corner facing San Bruno and Huntington Avenues, that announces entry into Downtown.
- The Plan envisions a five story mixed-use building with approximately 9,000 s.f. of ground floor retail and residential above.
- The Transit Corridors Plan proposes reduced parking requirements.

APN	AREA	SITE ADDRESS	OWNER NAME	OWNER ADDRESS
020-121-360	18,000 sf	111 San Bruno Ave. W	Usman Shaikh	663 Valencia St., San Francisco